Planning & Heritage Statement.

Property address:

18 West Street, Horsham,

West Sussex,

RH12 1PB



Prepared for:

Brook Taverner Limited

Date:

04 March 2025

Prepared by:

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Reference:

700518

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1. Introduction

1.1.1. This planning & heritage statement has been prepared by Colmor LLP on behalf of Jason Scott of Brook Taverner Limited. The statement is submitted in support of the planning application for 18 West Street, Horsham, West Sussex, RH12 1PB.

1.1.2. This planning & heritage statement explains and justifies the proposals, along with identifying the context and need for the proposed development from a planning perspective. Furthermore, this statement details the proposed works involved, including the effects these would have on the architectural appearance of the building in question and surrounding areas.

2. Site and surroundings

2.1.1. The application site is located within Horsham town centre. It is within walking distance of all central facilities.



2.1.2. Retail premises surround the property with residential properties further afield.

2.1.3. The property is situated within the main shopping area of the town, with the main shopping centre, Swan Walk, situated close by as indicated by the above aerial image. The shopping area is understood to date back to the mid-1970s with all adjacent premises retaining their historical features save, however, to shop frontages which have been changed/modernised to suit the respective occupiers' requirements.

3. The proposed development

3.1.1. The proposed works are limited to the redecoration of the existing timber shop front and first floor bay window, together with the installation of a branded fascia board to suit the tenant's occupational requirements and corporate branding.

3.1.2. The current timber frontage, fascia and first floor bay window all remain in good order and have recently been painted in black paint by the owner in preparation for a new tenant. The incoming tenant will not require any making good works or amendments to the existing façade and will redecorate the existing timber elements in blue to match its corporate colours, as per the Mock Up image attached to our covering email. The new fascia board and redecoration works will provide a much-improved aesthetic appearance to the store frontage which will in turn improve the overall appearance of the area.



Existing shop front and first floor bay window



Proposed shop front and first floor bay window

4. Access

4.1.1. The shop front entrance has level access from West Street to the shop floor providing accessibility for disabled users.

4.1.2. The proposed works will not impact the existing entrance finishes or accessibility.

5. Summary and conclusions

5.1.1. This planning and heritage statement is submitted on behalf of Jason Scott of Brook Tavaner and supports the application of planning, the installation of a branded shop front fascia and the redecoration of the shop front and first floor bay window at 18 West Street, Horsham, West Sussex, RH12 1PB

5.1.2. The proposed development is to the premises only and has no impact on the surrounding buildings or the existing premises.

5.1.3. The proposals will significantly enhance the aesthetic of the façade and will attract shoppers to the area enhancing the popularity of West Street and Horsham as a whole, providing increased income to the area.